



REGULAR MEETING AGENDA
125 E. College Street, Covina, California
Council Chamber of City Hall
Tuesday, May 18, 2021

IMPORTANT NOTICE

This meeting is being conducted utilizing teleconferencing and electronic means consistent with State of California Executive Order N-29-20 dated March 17, 2020, regarding the COVID-19 pandemic. In accordance with the Executive Order N-29-20, the Council Chamber will be closed to the public. As always, the public may view the meeting live on the City's website at www.covinaca.gov or on local cable television, Spectrum channel 29 and Frontier Channel 42. To view from the website, hover over the Departments & Services tab until the drop-down menu appears and click on City Council Video Library under the City Council header. A live banner will appear at the start of the meeting.

Meeting Assistance Information: In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk's Office at cityclerk@covinaca.gov or 626-384-5430. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

**CITY COUNCIL/SUCCESSOR AGENCY TO THE COVINA
REDEVELOPMENT AGENCY/COVINA PUBLIC FINANCING
AUTHORITY/COVINA HOUSING AUTHORITY
JOINT MEETING—CLOSED SESSION
6:30 PM**

CALL TO ORDER

ROLL/CALL

Council/Agency/Authority Members: Walter Allen, III, John C. King, Victor Linares, Mayor Pro Tem/Vice-Chair Patricia Cortez, and Mayor/Chair Jorge A. Marquez

PUBLIC COMMENTS

For those wishing to make public comments on closed session items please submit your comments by email to cityclerk@covinaca.gov by 6:00 p.m., Tuesday, May 18, 2021. Please enter "PUBLIC COMMENT – Closed Session" in the subject line. Public Comments will be forwarded to Council for review prior to the meeting. State Law prohibits the Council/Agency/Authority Members from taking action on any

item not on the agenda. Individual speakers are limited to five minutes each, unless, for good cause, the Mayor/Chairperson amends the time limit.

CLOSED SESSION

The City Council/Successor Agency to the Covina Redevelopment Agency/Covina Public Financing Authority/Covina Housing Authority will adjourn to closed session for the following:

A. Government Code § 54957.6 – CONFERENCE WITH LABOR NEGOTIATORS:

Agency Designated Representatives: Anita Agramonte, Administrative Services Director
Suzanne Stone, Human Resources Manager
American Federation of State, County and Municipal
Employee Organizations: Employees (AFSCME); Police Association of Covina (PAC); Police Management Group (PMG); and Police Supervisors of Covina (PSC)

B. Government Code § 54957.6 – CONFERENCE WITH LABOR NEGOTIATORS:

Agency Designated Representatives: Anita Agramonte, Administrative Services Director
Suzanne Stone, Human Resources Manager
Unrepresented Employees: Mid-Management, Supervisory and Professional, and Confidential and technical Employees; and Executive Employees (excluding the City Manager)

C. Government Code § 54957 – PUBLIC EMPLOYEE PERFORMANCE EVALUATION

Title: City Manager

D. Government Code § 54956.9(d)(1) – CONFERENCE WITH LEGAL COUNSEL—EXISTING LITIGATION

Name of Case: Webster, Derek v. City of Covina; WCAB Case No: ADJ11387220

RECESS

**CITY COUNCIL/SUCCESSOR AGENCY TO THE COVINA
REDEVELOPMENT AGENCY/COVINA PUBLIC FINANCING
AUTHORITY/COVINA HOUSING AUTHORITY
JOINT MEETING—OPEN SESSION
7:30 PM**

RECONVENE AND CALL TO ORDER

ROLL CALL

Council/Agency/Authority Members: Walter Allen, III, John C. King, Victor Linares, Mayor Pro Tem/Vice-Chair Patricia Cortez, and Mayor/Chair Jorge A. Marquez

PLEDGE OF ALLEGIANCE

Led by Mayor Pro Tem Cortez

INVOCATION

Given by Covina Police Chaplain David Truax

PRESENTATIONS

- A. National Public Works Week
- B. Certificate of Recognition - Charles Kemp

PUBLIC COMMENTS

For those wishing to make public comments on non-agenda and agenda items you may submit comments via email or by phone.

Email: Please submit your comments to cityclerk@covinaca.gov by 6:00 p.m., Tuesday, May 18, 2021. Please enter "PUBLIC COMMENT" (and the agenda item number if applicable) in the subject line. Public Comments will be forwarded to Council for review prior to the meeting.

Phone: For comments on non-agenda items please provide your name and number to cityclerk@covinaca.gov or 626-384-5430 by 6:00 p.m., Tuesday, May 18, 2021. For comments on agenda items please provide your name and number by the close of the comment period for the specific agenda item you wish to provide comment on. Please enter "PUBLIC COMMENT" (and the agenda item number if applicable) in the subject line. Staff will call you at the appropriate time. State Law prohibits the Council/Agency/Authority Members from taking action on any item not on the agenda. Individual speakers are limited to five minutes each, unless, for good cause, the Mayor/Chairperson amends the time limit.

COUNCIL/AGENCY/AUTHORITY COMMENTS

Council/Agency/Authority Members wishing to make any announcements of public interest or to request that specific items be added to future Council/Agency/Authority agendas may do so at this time.

CITY MANAGER COMMENTS

CONSENT CALENDAR

All matters listed under consent calendar are considered routine, and will be enacted by one motion. There will be no separate discussion on these items prior to the time the Council/Agency/Authority votes on them, unless a member of the Council/Agency/Authority requests a specific item be removed from the consent calendar for discussion.

- CC 1. Minutes

Staff Recommendation:

Approve the Minutes of the May 4, 2021, Regular Meeting of the City Council/Successor Agency to the Covina Redevelopment Agency/Covina Public Financing Authority/Housing Authority.

2021 05 04 Minutes CC Draft

- CC 2. Payment of Demands

Staff Recommendation:

Approve Payment of Demands in the amount of \$1,699,148.89.

Agenda Report - Payment of Demands Apr 16 - Apr 29, 2021 - Pdf

- CC 3. Monthly Investment Report of the Treasurer to the City Council and Successor Agency to the Covina Redevelopment Agency for April 2021

Staff Recommendation:

Receive and File.

[Agenda Report - Monthly Investment Report Ended April 30, 2021 - Pdf](#)

- CC 4. An Ordinance of the City Council of the City of Covina, California, Changing the Date of the City's General Municipal Election from the First Tuesday After the First Monday in March of Even-Numbered Years to the Date of the Statewide Primary Election in Even-Numbered Years in Response to Senate Bill 970, Adjusting Terms in Office Accordingly, and Repealing Ordinance 17-18 - Second Reading and Adoption

Staff Recommendation:

Adopt on Second reading **Ordinance 21-04**, An Ordinance of the City Council of the City of Covina, California, Changing the Date of the City's General Municipal Election from the First Tuesday After the First Monday in March of Even-Numbered Years to the Date of the Statewide Primary Election in Even-Numbered Years in Response to Senate Bill 970, Adjusting Terms in Office Accordingly, and Repealing Ordinance 17-18.

[Agenda Report - Ord 21-04 Election Date Change - 2nd Reading & Adoption - Pdf](#)

- CC 5. Authorization to Purchase a Hybrid Vehicle

Staff Recommendation:

Authorize the purchase of a hybrid vehicle in the amount of \$30,299.93.

[Agenda Report - Resolution CC 2021-47 Hybrid Vehicle - Pdf](#)

- CC 6. Covina Park Improvements Project – Trash Enclosure Installation Project

Staff Recommendation:

1. Award an Agreement for the Covina Park Improvements Project - Trash Enclosure Installation Project to FS Contractors, Inc. as the lowest responsive and responsible bidder in an amount not-to-exceed \$61,000 and authorize the City Manager to execute the Agreement; and
2. Authorize an amount of \$6,000 (approximately 10%) as a contingency to cover the cost of unforeseen construction expenses.

[Agenda Report - Covina Park Improvements Project – Trash Enclosure Installation - Pdf](#)

- CC 7. Professional Services Agreement with RKA Consulting Group for Sewer Relief Line Project – San Bernardino Road from 2nd Avenue to 3rd Avenue

Staff Recommendation:

Authorize the City Manager to execute a Professional Services Agreement between the City of Covina and RKA Consulting Group in an amount not-to-exceed \$45,630

for design engineering services and construction management for the Sewer Relief Line Project - San Bernardino Road from 2nd Avenue to 3rd Avenue.

Agenda Report - RKA PSA - Sewer Relief Line Project - San Bernardino Rd from 2nd to 3rd Ave - Pdf

CC 8. Property Assessed Clean Energy (PACE) Financing Programs

Staff Recommendation:

That the City Council:

1. Adopt **Resolution CC 2021-51** authorizing participation in the California Statewide Communities Development Authority (CSDA) Open Pace Program; and
2. Adopt **Resolution CC 2021-52** and **CC 2021-53** authorizing participation in the Golden State Finance Authority Property Assessed Clean Energy Programs and Associate Membership in the Golden State Finance Authority.

Agenda Report - PACE Financing Programs - Pdf

CC 9. Resolution CC 2021-49 Accepting an Easement for Public Water Conveyance Purposes Associated with the Development of Property at 1650 East Old Badillo Street

Staff Recommendation:

Adopt **Resolution CC 2021-49** accepting an easement for public water conveyance purposes associated with the development of property at 1650 East Old Badillo Street.

Agenda Report - Resolution CC 2021-49 Easement - 1650 East Old Badillo Street - Pdf

CC 10. Resolution CC 2021-50, Amending Policies and Procedures Regulating the Operation of the City's Water Utility

Staff Recommendation:

Adopt **Resolution CC 2021-50**, revising the City of Covina Water Utility Rules & Regulations Rule No. 7 "Discontinuance and Restoration of Water Service" and Rule No. 15 "Disputed Bill Appeal Process."

Agenda Report - Resolution CC 2021-50, revising Water Utility Rules & Regulations Rule No. 7 & 15 - Pdf

PUBLIC HEARINGS

PH 1. Ordinance 21-05 for Zoning Code Amendment (ZCA) 21-001 to Amend Planned Community Development (PCD) 13-001 to Allow for the Sale of Alcohol with Off-Site Consumption in Conjunction with a Brewery or Winery, through a Conditional Use Permit for Properties Located at 1566-1600 West San Bernardino Road

Staff Recommendation:

Waive full reading, read by title only, and introduce for first reading **Ordinance 21-05**, entitled, "An Ordinance of the City Council of City of Covina, California, approving Zoning Code Amendment (ZCA) 21-001, to modify Planned Community

Development 13-001 (Ordinance No. 14-2033), to allow off-site consumption of beer and wine in conjunction with a brewery or winery as a conditionally permitted use, and making a determination of exemption under CEQA – APN: 8434-105-037 and 8434-015-038”.

Agenda Report - Ord 21-05 - ZCA 21-001 & PCD 13-001 - 1566-1600 W San Bernardino Rd - Pdf

CONTINUED BUSINESS - NONE.

NEW BUSINESS - NONE.

ADJOURNMENT

The Covina City Council/Successor Agency to the Covina Redevelopment Agency/Covina Public Financing Authority/Covina Housing Authority will adjourn to its next regular meeting of the Council/Agency/Authority scheduled for Tuesday, June 1, 2021 at 6:30 p.m. for closed session and at 7:30 p.m. for open session inside the Council Chamber at City Hall, located at 125 East College Street, Covina, California, 91723.

The Covina City Clerk's Office does hereby declare that, in accordance with California Government Code Section 54954.2(a), the agenda for the Tuesday, May 18, 2021, meeting was posted on May 13, 2021, on the City's website and near the front entrances of: Covina City Hall, 125 East College Street, Covina; and the Covina Public Library, 234 N. Second Avenue, Covina.

If you challenge in court any discussion or action taken concerning an item on this agenda, you may be limited to raising only those issues you or someone else raised during the meeting or in written correspondence delivered to the City at or prior to the City's consideration of the item at the meeting.

MATERIALS RELATED TO AN ITEM ON THIS AGENDA, AND SUBMITTED TO THE CITY COUNCIL AFTER PUBLICATION OF THE AGENDA, ARE AVAILABLE TO THE PUBLIC IN THE CITY CLERK'S OFFICE AT 125 E. COLLEGE STREET, COVINA.